

October 5, 2011

Item # 9.E.

CITY OF HALLANDALE BEACH, REGULAR CITY COMMISSION MEETING

Date: August 29, 2011

Director's Name: Hector D. Castro, P.E.

Department: Public Works, Utilities and Engineering

Subject: Pursuant to Chapter 23, Section 105, Award of Contracts, of the City of Hallandale Beach Code of Ordinances, Request Authorization to Award RFP # FY 2010-2011-006, Hallandale Beach Elevated Water Storage Tanks Project, to the Lowest Responsive, Responsible Bidder, **Worth Contracting, Inc.**, in an Amount Not-To-Exceed **\$289,025.00** for the Beach Tank Rehabilitation, and to Reject the **Utility Services Company Inc.**, bid for the Bluesten Tank Rehabilitation. Furthermore, Authorize a 5% Contingency for Unforeseen Circumstances. Also Consideration of Permanent Removal of the Bluesten Elevated Water Tank and Replacement with a Monopole for Community Utilization. BP#005/08

Information

Requested Action

MOTION TO AUTHORIZE:

- Pursuant to Chapter 23, Section 105, Award of Contracts, of the City of Hallandale Beach Code of Ordinances, Request Authorization to Award RFP # FY 2010-2011-006, Hallandale Beach Elevated Water Storage Tanks Project, to the Lowest Responsive, Responsible Bidder, **Worth Contracting, Inc.**, in an Amount Not-To-Exceed **\$289,025.00** for the Beach Tank Rehabilitation
- Pursuant to Chapter 23, Section 105, Award of Contracts, of the City of Hallandale Beach Code of Ordinances, Request Authorization to Reject RFP # FY 2010-2011-006, Hallandale Beach Elevated Water Storage Tanks Project, for **Utility Services**

- **Company Inc.**, in an Amount Not To Exceed **\$294,025.00** for the Bluesten Tank rehabilitation.
- Authorize a 5% Contingency for Unforeseen Circumstances in an amount not to exceed \$14,451.25.
- Request Commission consideration to authorize the demolition of the Bluesten Elevated Water Tank and to replace with a telecommunications monopole for communications and City utilization, to allow for the expansion of revenue generating opportunities and negotiations to construct a monopole.
- The City Manager to execute all related documents and to establish accounts as necessary to implement the projects.

Why Action is Necessary

Pursuant to the City of Hallandale Beach Code of Ordinances Chapter 23, Sections 104 and 105, City Commission authorization is required to award a contract over the City Manager authorized purchasing authority of \$50,000.

Pursuant to the City of Hallandale Beach Code of Ordinances Chapter 23, Sections 23-33, Commission authorization is required to dispose of surplus assets of the City.

What Action Accomplishes

The Award of the Contract for the Beach tank ensures the required maintenance and beautification of the Beach Water storage tank and the safety and quality of our potable water supply. The demolition and replacement of the Bluesten Water storage tank provides an economic savings and revenue generating enhancement without sacrificing the delivery and distribution of potable water.

Is this Action Goal Related

This action specifically addresses the City's strategic priorities of:

Environmental Sustainability by enhancing the quality of life of residents and visitors by protecting natural resources, environment, landscapes, tree canopy and planning for the conservation of these assets.

Excellence in Government by ensuring that local government is accountable, accessible and transparent in its operations; communicates effectively both internally and externally; values and supports community input and participation; and is effective in its management of tangible assets and fiscal responsibilities.

Previous Action Taken

Due to the complexity of repairs to these water tanks, a company was hired to complete the engineering and inspection services on the City's elevated water tanks. TEAM Consultants was hired on November 02, 2010 and was the only company that offers inspection services without construction services, and was qualified to perform the inspection of the elevated water tanks. TEAM Consultants did not bid on the repair of the construction work.

On February 16, 2011, the City Commission approved additional engineering services to Tank Engineering and Management Consultants, Inc. to perform detailed engineering and design for the elevated water tank. These inspections and resulting report were used for the bid.

Summary Explanation/Background

STAFF RECOMMENDS APPROVAL OF THE ABOVE MOTION.

The City of Hallandale Beach has two elevated water tanks, one located at Bluesten Park, and the other located on the City's beach. Elevated water tanks are constructed to hold a water supply at a specific height sufficient to improve the water pressure of a water distribution system. Because the elevated tanks have been a part of the City for such a long time, they also serve as landmarks for the City. In fact, in 2005, the City's beach elevated water tank won a national contest by the Environmental Protection Agency (EPA) for its creative paint job. In addition to the required inspections that the City performs every five (5) years, staff conducts additional inspections, which have demonstrated that both tanks are in need of both structural repair and repainting. The Bluesten tank is approximately 50 years old and was last painted about 15 years ago. The beach tower tank is approximately 30 years old and was last painted about 8 years ago.

Staff evaluated the possibilities of removing both the Beach tank and Bluesten Park tank from the distribution system in lieu of ongoing repairs and maintenance costs. From the analysis, although both tanks assist in the water distribution system by maintaining the system's pressure it was determined that the Bluesten tank is not needed to meet the water system distribution requirement thru 2025. The Beach tank greatly assists in improving the system pressure on South Ocean Drive. The Bluesten tank can be removed from the system with little effect on the distribution system. Even in the event of a sudden pressure

loss in the form of a water line break or heavy fire flow demand, the water plant can vary the required demand and

maintain pressures if needed. Removing the tank will require the construction of a monopole for the antennas currently mounted on the tower. The construction of the monopole will be approximately the same height and take approximately the same area as the tank but with a much smaller profile. The switch gear at the base of the tank will also need to remain. A preliminary assessment indicates that the cost to repair the tank now and future costs to maintain the tank, thru periodic maintenance, inspections repairs and repainting, are out weighted by the benefit and revenues that can be generated in the expansion of the telecommunication providers.

If approved by the City Commission, it is anticipated that maintenance and repairs to the Beach Tank will begin in late April. The Beach Tank repairs will impact the rental of the North Beach Community Center and will be coordinated with the Parks Department. The estimated repair time is 90 days for the Beach Tank. If approved to have the Bluesten Tank removed, staff will immediately issue a Request for Bids for its demolition, the process would take 7 months to remove the tank. Furthermore, staff will continue to research options for the construction, maintenance and operation of a monopole. Once this research is completed staff will present options to the City Commission.

Fiscal Impact

Fiscal Impact/Cost Summary:

The bid submitted by Worth Contracting, Inc. is for \$289,025.00. In addition, staff is requesting a 5% Contingency to be utilized for unforeseen circumstances, bringing the total request to \$303,476.25 for the Beach Tank.

The demolition of the Bluesten Tank is estimated at \$80,000 to \$100,000. However, costs will be determined through the issuance of the Request for Bids.

If approved, funding in the amount of \$641,355.00 is available in CIP No. 90-20-05, Water Treatment Storage Units and CIP No. 09-33-02, Water Plant Maintenance under the following Accounts:

#430-3320-533.34-55, Water Fund, Outside Services, \$248,850.00
#430-3395-533.66-29, Water Fund, Capital Improvement, \$182,282.00
430-3395-533.33-07, Water Fund, Machinery & Equip., \$135,675.27
Anticipated FY 11/12 Request - \$100,000.00

To: Mark Antonio, City Manager
From: Hector D. Castro, P.E., Director, DPW, Utilities and Engineering
Re: Request Authorization to Award RFP # FY 2010-2011-006
Date: August 29, 2011

Available Balance - \$ 666,807.27

Attachments:

Exhibit 1 – Bid Tabulation Sheet
Exhibit 2 - Bidder Response Summary
Exhibit 3 – Photograph of Monopole

Prepared by: _____
Richard Labinsky, P.E.
City Engineer
